STATE OF NORTH CAROLINA, COUNTY OF CLEVELAND	IN THE GENERAL COURT OF JUSTICE SUPERIOR COURT DIVISION FILE: 24CVS000063-220
Zakaria Alnimir and Freda A. Alrabie Vs, Buddy Halbert Construction LLC.	NOTICE OF POSTPONEMENT OF EXECUTION SALE AND RESALE OF REAL PROPERTY

UNDER AND BY VIRTUE of a judgement and execution issued by the above named court in the above entitled action directed to the undersigned Sheriff from the Superior Court of Cleveland County, a sale was scheduled to be held on the 12th day of March at 10:00 a.m. in the year 2026 at the Cleveland County courthouse door, 100 Justice Place Shelby NC 28150. This sale was postponed for the following reason(s): No bidders present and the prospective bidders for the sale was decreased by inclement weather in accordance with NC GS 1-339.58.

A resale of this property will be held on the 25th day of March at 10:00 a.m. in the year 2026 at the Cleveland County courthouse door, 100 Justice place Shelby NC 28150. At that time, I will offer for resale to the highest bidder for cash, in the above entitled action which is subject to sale under execution. This sale shall be made "AS IS, WHERE IS" with no warranties or ceritifcations of title or condition and shall be subject to all superior liens, mortgages, easements, encumbrances, unpaid taxes and special assessments that were or became effective on the record prior to the lien of judgement under which this sale is being held.

The real property being sold is described in the above entitled action and being more particularly described as follows:

1919 Kings Road Shelby NC 28150.

This the 12th day of March, in the year 2026.

ALAN NORMAN
SHERIFF OF CLEVELAND COUNTY

BY: Sgt. J. Etters, Deputy Sheriff

Office of the Sheriff

SHERIFF
ALAN NORMAN

P.O. BOX 1508
SHELBY, N.C.

704-484-4888
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STATE OF NORTH CAROLINA
COUNTY OF CLEVELAND

ZAKARIA ALNIMR AND FEDA A. ALRABIE

-VS-

BUDDY HALBERT CONSTRUCTION LLC

IN THE GENERAL COURT OF JUSTICE:
SUPERIOR COURT DIVISON

NOTICE

of

SALE

REAL PROPERTY
File: 24CVS000063-220

Under and by virtue and pursuant to an Execution directed to the undersigned Sheriff of Cleveland County, NC, on January 2, 2026, date and time of docketing in Cleveland County NC March 20th, 2024 from the Clerk of Superior Court of Cleveland County, NC, in the above entitled action, I, Alan Norman, Sheriff of Cleveland County, NC, will on **THE 12th DAY OF, MARCH 2026 AT 10:00 A.M. at the Cleveland County Courthouse, Shelby, NC** sell to the highest bidder for cash, at Public Auction, to satisfy said Process all rights, title, and interest which the above named defendant(s) have in and to the following described property:

Property Address: 1919 Kings Rd. Shelby NC, 28152.

The property is Parcel # 25997 Deed Book/Page No. 1760, 1632 can be viewed online at Cleveland County NC WebGIS.

BEING ALL OF TRACT 1 OWNED NOW OR FORMERLY BY ALLIANCE BANK & TRUST AND SHOWN ON A SURVEY PREPARED FOR ALLIANCE BANK AND TRUST BY F.R. LEDFORD & ASSOCIATIONS DATED JULY 13, 2011 AND BEING DESCRIBED MORE PARTICULARLY AS FOLLOWS: BEGINNING AT AN EXISTING IRON THE NORTHERN CORNER OF THE PROPERTY OWNED NOW OR FORMERLY BY JOHN A. CAMPBELL AS SHOWN IN THE DEED RECORDED IN THE BOOK 1603, PAGE 755; THENCE SOUTH 44° 24’ 02” EAST 101.10 FEET TO AN

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EXISTING IRON; THENCE SOUTH 54° 15’ 56” EAST 48.79 FEET TO AN IRON PIN SET, SAID IRON PIN SET BEING THE JOINT CORNER BETWEEN TRACT 1 AND TRACT 2 OWNED NOW OR FORMERLY BY KENNON W. FITCH; THENCE NORTH 38° 30’ 11” EAST 494.25 FEET TO AN EXISTING IRON; THENCE NORTH 38° 30’ 27” EAST 1.68 FEET TO AN UNMARKED POINT IN THE PROPERTY LINE OF PROPERTY OWNED NOW OR FORMERLY BY BRENTON L. YOUNG; THENCE NORTH 23° 52’ 01” WEST 75 FEET TO AN EXISTING IRON LOCATED IN THE SOUTHERN PROPERTY LINE OF PROPERTY OWNED NOW OR FORMERLY BY MAGNOLIA PARTNERS; THENCE SOUTH 81° 58’ 40” WEST 308.12 FEET TO AN IRON PIN SET IN THE SOUTHERN PROPERTY LINE OF PROPERTY OWNED NOW OR FORMERLY BY KENNETH W. HINSON ; THENCE SOUTH 53° 04’ 43” WEST 503.62 FEET TO A CHISELED POINT IN CONCRETE AND THROUGH SAID CHISELED POINT IN CONCRETE AN ADDITIONAL 28.40 FEET FOR A TOTAL DISTANCE OF 532.02 FEET TO AN UNMARKED POINT IN THE RIGHT OF THE WAY OF KINGS ROAD; THENCE WITH THE RIGHT OF WAY OF KINGS ROAD SOUTH 39° 23’ 33” EAST 245.77 FEET TO AN UNMARKED POINT; THENCE NORTH 43° 21’ 42” EAST 21.18 FEET TO AN EXISTING IRON AND CONTINUING THROUGH SAID EXISTING IRON AND ADDITIONAL 249.50 FEET FOR A TOTAL DISTANCE OF 270.68 FEET TO THE POINT AND PLACE OF BEGINNING. SAID TRACT 1 BEING APPROXIMATELY 4.32 ACRES MORE OR LESS AS SHOWN ON THE SURVEY PREPARED FOR ALLIANCE BAND & TRUST BT F.R. LEDFORD & ASSOCIATES, DATED JULY 13, 2011.

THE ABOVE-DESCRIBED PROPERTY IS THE SANE PROPERTY AS CONVEYED BY THAT DEED RECORDED IN BOOK 1760 AT PAGE 1632, CLEVELAND COUNTY REGISTRY.

PARCEL: # 25997

Place of Sale: Cleveland County Courthouse, 100 Justice Place, Shelby, NC 28150

Time of Sale: Thursday, March 12th, 2026 at 10:00 a.m.

Terms of Sale: PROPERTY WILL BE SOLD TO THE HIGHEST BIDDER FOR CASH AND WILL BE REQUIRED TO DEPOSIT 10% OF THE BID AT THE TIME OF SALE. THE SALE SHALL BE HELD OPEN FOR TEN (10) DAYS OF THE FILING OF UPSET BIDS AS REQUIRED BY LAW. NO SALE IS FINAL UNTIL CONFIRMED BY THE CLERK OF SUPERIOR COURT OF THE ISSUING COUNTY, WHICH ISSUED THE EXECUTION. NO PERSONAL CHECKS OR CREDIT BIDS ACCEPTED. PORPERTY IS SUBJECT TO ANY MORTGAGES, LIENS, AND TAXES AND ANY OTHER ENCUMBRANCES AND/OR RESTRICTIONS WHATSOEVER THAT MAY BE OWED ON PROPERTY BY THE CURRENT OR FORMER OWNER(S) OF THE

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PROPERTY, OR WHICH OTHERWISE ENCUMBER/RESTRICT THE PROPERTY. ALL BIDDERS ARE ADVISED TO DO A COMPLETE TITLE SEARCH ON THIS PROPERTY PRIOR TO ENTERING A BID. THE CLEVELAND COUNTY SHERIFF'S OFFICE, THE SHERIFF AND CLEVELAND COUNTY MAKE NO REPRESENTATION OR WARRANTY OF ANY KIND OR NATURE WITH REGARD TO TITLE TO OR THE SUITABLILITY FOR ANY PURPOSE OR THE CONDITION OF THIS PROPERTY.

THE PROCEEDS OF THIS SALE ARE TO BE APPLIED TO THE JUDGEMENT IN THIS MATTER WHICH IS $40,009.32. THE AMOUNT TO BE COLLECTED WITH FEES APPLIED WILL BE $41,564.61.

This the 12th day of February 2026 Sheriff of Cleveland County

By: Sgt. Jessica Etters Alan Norman